



100 Hughes Road
Madison, Alabama 35758
www.madisonal.gov

AGENDA
PLANNING COMMISSION
Thursday, April 21, 2022
5:30 p.m.
Council Chambers

Planning Commission Members

Chairman Troy Wesson, CAPZO

Vice Chair Mike Potter, CAPZO

Stephen Brooks, CAPZO

Cameron Grounds, CAPZO

Carmelita Palmer CAPZO

Councilmember, John Seifert, CAPZO

Anthony Caudle, CAPZO

Terri W. Johnson, CAPZO

Steven Ryder, CAPZO

To follow CDC guidelines and protect public health during the COVID-19 pandemic, the City urges the public, employees, and staff who are not required to attend to stay home. Anyone who is sick or who is living with a quarantined family member should not attend the meeting. Planning Commission meetings are still open to the public through live broadcasts on local WOW Channel 42 and online streaming:

(visit <http://www.madisonal.gov/1130/Video-Updates> for access)

- I. Call to Order**
- II. Roll Call**
- III. Acceptance of the Agenda**
- IV. Minutes Approval - Approval of Minutes for March 24, 2022 Meeting**
- V. Public Comments**
- VI. Public Hearings**

Subdivisions

- 1. **[Intergraph North Campus, Phase 6](#)** (CP 2022-007)
Certified Plat for 2 commercial lots on 17.67 acres
Location: North of Graphics Drive, West of Angry Beaver Way
Applicant/Property Owner: Old Town II, LLC
[Staff Report](#)

2. [Intergraph North Campus, Phase 7](#) (CP 2022-008)
Certified Plat for 4 lots on 22.54 acres
Location: South of Graphics Drive, East of Wall Triana
Applicant/Property Owner: Old Town II, LLC
[Staff Report](#)
3. [Greenbrier Hills, Phase 4](#) (FP2022-001)
Final Plat for 32 residential lots on 34.85 acres
Location: South of Ginsberg Road, East of Faulkner Road
Applicant/Property Owner: Madison Land Resources, Inc.
[Staff Report](#)
4. [Bellawood, Phase 2](#) (PP 2021-008)
Preliminary Plat for 39 residential lots on 51.98 acres
Location: North of Huntsville-Browns Ferry Road, East of Holladay Boulevard
Applicant: DILTINA Development Corporation
Property Owner: DILTINA Development Corporation and Southern Latitude Investments, LLC
[Staff Report](#)
5. [Bradford Downs](#) (PP2021-011)
Preliminary Plat for 61 residential lots on 40.01 acres
Location: 228 Mose Chapel Road (North of Mill Road, West of Mose Chapel Road)
Applicant: Goodall Homes
Property Owner: Tamera Kay Powers
[Staff Report](#)
6. [Barnett's Crossing, Phase 3](#) (PP2022-002)
Preliminary Plat for 60 residential lots on 21.46 acres
Location: Southeast of Hardiman Road, East of Greenbrier Hills Subdivision
Applicant: Safe Harbor Development
Property Owner: Barnett's Crossing, LLC
[Staff Report](#)
7. [Bradford Station, Phase 2](#) (PP2022-003)
Preliminary Plat for 50 residential lots on 77.41 acres
Location: South of Norfolk Southern Railroad, West of Kyser Boulevard
Applicant/Property Owner: Lennar Homes of Alabama, LLC
[Staff Report](#)

Public Hearing Closed

Site Plans

8. [The Learning Zone](#) (SP 2021-038) – Continued from the March 24, 2022 meeting
Site Plan for 17,825 square feet childcare center on 2.40 acres
Location: South of Gillespie Road, West of Balch Road
Applicant/Property Owner: CML Properties
[Staff Memorandum](#)
[Staff Report – March 24, 2022](#)
9. [Livano Town Madison](#) (SP 2022-008)
Site Plan for a 316-unit apartment complex on 12.49 acres
Location: South and east of Graphics Drive, East of Wall-Triana Highway
Applicant: LIV Development
Property Owner: Old Town II, LLC
[Staff Report](#)
10. [Veracity Management, Inc.](#) (SP 2022-009)
Site Plan for a 10,754 square feet commercial building on 1.997 acres
Location: South and east of West Dublin Drive, West of Arlington Drive
Applicant: J.M. Phillips Engineering, LLC
Property Owner: Veracity Management, Inc.
[Staff Report](#)

VII. New Business

VIII. Adjournment